BLOCK 4 LOT 2
IN OR 1473/109
MH/ID KBFLSA543188 &

DELEIJA SALOME C
85514 LONNIE CREWS RD
FERNANDINA BEACH, FL 32035-0539

2025

36-2N-27-525Q-0004-0020

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Quality	03	Quality Level 03

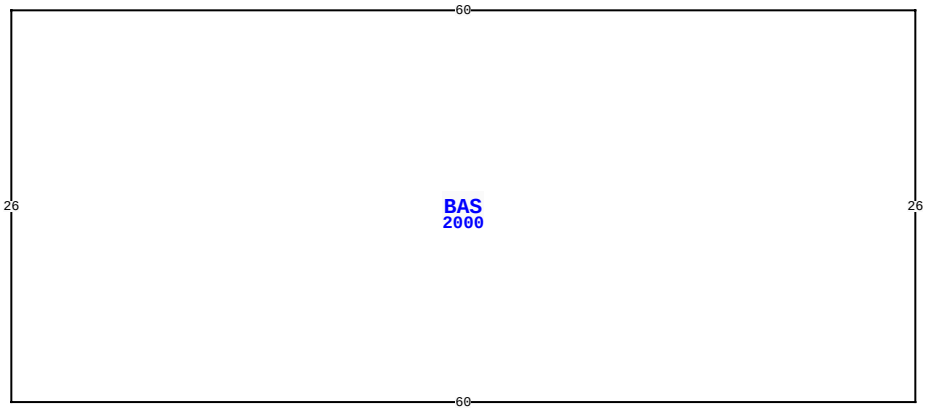
DOR CODE 0200 MOBILE HOME
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4004.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	2000	1,560	43,880
TOTALS	1,560			1,560	43,880

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,560	117.2000	93.76	146,266	1985	1985	0	0	0	70.00	30.00

1 M/H 93- – 100% - 0 Heated Area: 1560 HX Base Yr



NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		43,880
TOTAL MARKET OB/XF VALUE		2,492
TOTAL LAND VALUE - MARKET		95,000
TOTAL MARKET VALUE		141,372
SOH/AGL Deduction		91,190
ASSESSED VALUE		50,182
TOTAL EXEMPTION VALUE	HX HB	25,182
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		141,372
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		121,712

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH02959	MH MOVE-ON	0	01/01/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1473/0109	1/19/2007	QC	Q	I	01	100
GRANTOR: DELEIJA TINA MARIE &						
GRANTEE: DELEIJA SALOME C						
1032/1061	1/23/2002	QC	Q	I	01	100
GRANTOR: DELEIJA TINA MARIE						
GRANTEE: DELEIJA TINA MARIE						

85514 LONNIE CREWS RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025 MLU
INC DATE		AG DATE	

BUILDING NOTES

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0810	CONCRETE A	0	100	6	6	36.00	SF	6.50	6.50	100	2000	2000	3	77	180	
2	1242	WD DECK A	0	100	22	8	176.00	SF	10.00	10.00	100	2000	2000	3	20	352	
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1985	1985	3	56	1,960	

BUILDING DIMENSIONS

BAS=[YR=2000] W60 S26 E60 N26 $.

LAND DESCRIPTION

TOTAL OB/XF 2,492

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	100		OR	145.00	277.00	1.00	LT		1.00	1.00	0.95	100,000.00	95,000.00	95,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 95,000 Market: 0 Agricultural: 0 Common: 95,000 PRINTED 07/30/2025 BY SYS